

# Minutes

of a meeting of the



## Planning Committee

held at 6.00pm on 2 April 2008

at council offices, crowmarsh gifford

### Present:

Mrs P Slatter (Chairman)

Ms J Bland, Mr F Bloomfield, Mrs S Cooper, Mr P Cross, Capt J Flood, Mrs E Gillespie, Mr A Hodgson, Mr I Lokhon, Mrs A Midwinter, Mrs J Murphy (as substitute for Mr C Daukes), Mr R Peasgood, Mr R Peirce, Mr A Rooke.

### Apologies:

Mr G Andrews and Mr C Daukes tendered their apologies.

### Officers:

Miss P Fox, Miss G Napier, Miss J Randle, Mrs J Thompson

139. Minutes 12 March and 19 March 2008

**RESOLVED:** to approve the minutes of the meetings held on 12 March 2008 and 19 March 2008 as a correct records and to agree that the Chairman sign them.

140. Notification of a site visit

The planning officer notified the committee of a site visit to take place in the evening of 16 April to four properties around Waterstock. This is to allow councillors to assess the impact of the floodlights at Waterstock Golf Club driving range before determining the discontinuance order NE97/081 at the committee meeting on 23 April.

141. P08/W0096/O Eastfields, Fairfield Road, Goring

Mrs P Slatter, a ward councillor, stepped down from the committee and took no part in the discussion or voting on this item.

Mr Bloomfield, the vice-chairman, took the chair for this item.

Further to a site visit, the Committee considered an outline planning application for the demolition of the existing bungalow and the construction of two new dwellings at Eastfields, Fairfield Road, Goring.

Mr B Cranshaw, representing Goring Parish Council, spoke objecting to the application.

Mr I Reid, a local resident, spoke objecting to the application.

Mr F Dixon, agent for the applicant, spoke in support of the application.

Mrs A Ducker, a ward councillor, spoke objecting to the application.

Notwithstanding the officer's recommendation to grant outline planning permission, a motion to refuse permission was moved, seconded and approved on being put to the vote. The motion was put on the grounds that two dwellings on the plot would result in an overcrowded appearance detrimental to the character of the street and to the Area of Outstanding Natural Beauty.

**RESOLVED:** to refuse planning permission for application P08/W0096/O for the following reason:

That having regard to the rural character of Fairfield Road and to the large gaps between the dwellings on the eastern side of the road which allow for views to the open countryside beyond, the proposal to erect two dwellings on the site would result in an overdevelopment of the plot to the detriment of the established character of the area and to the special character of the Chilterns Area of Outstanding Natural Beauty contrary to Policies C2, C4, D1 and H4 of the adopted South Oxfordshire Local Plan.

142. P07/E1557 Mallards, High Street, Whitchurch on Thames

Mrs P Slatter declared a personal and prejudicial interest in this item as the next door neighbour to Mallards. She stepped down from the committee, left the room and took no part in the discussion or voting on this item.

Mr Bloomfield, the vice-chairman, took the chair for this item.

The Committee considered an application for the reconstruction of the conservatory at Mallards, High Street, Whitchurch on Thames

**RESOLVED:** to grant planning permission for application P07/E1557 with the condition that any repointing work must be undertaken using lime mortar

143. P08/E0017 53-55 Reading Road, Henley on Thames

Mrs Slatter resumed the chair for this item.

The Committee considered an application for a new shop front and alterations to the existing building, a new ground floor rear extension, installation of a new flue system and air conditioning unit, and internal alterations to existing residential loft rooms at 53-55 Reading Road, Henley on Thames.

**RESOLVED:** to grant planning permission for application P07/E1557 with the following conditions:

1. Commencement within three years.
2. Roofing materials, details and samples to be approved by local planning authority.
3. Duct system to be finished in matt black paint.
4. Paint finish for shop front, colour swatch to be submitted and approved by local planning authority.
5. Canopy – sample and details of material and casing to be submitted and approved by local planning authority.
6. Details of acoustic screen to be submitted and approved by local planning authority.
7. Noise:
  - i) no air conditioning equipment or extraction equipment shall be used outside the hours of 08:00 to 23:00;
  - ii) the noise from the fan be attenuated by the acoustic screen as recommended in clause 7 of the acoustic report to provide a 10dB(A) reduction in noise;
  - iii) the extraction equipment is installed on suitable anti-vibration mountings to protect the neighbouring property from disturbance by vibration.
8. Odour:
  - i) the extraction system is fitted to the specifications given by Ventepex ;
  - ii) the extraction system is installed as detailed in drawing 9934/E&P/1 submitted with the application;
  - iii) the terminal point for the flue stack is at least 1 metre above the ridge height of the building;

iv) no odour shall be detectable at the boundary of the nearest property in separate occupation.

The meeting closed at 7.00 pm.

Chairman      Date